

DATE SUBMITTED: 11/18/91

PERMIT NO. 40405

FEE \$ 5.00

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 585 25 1/2 Road SQ. FT. OF BLDG: 14 X 70

SUBDIVISION Paradise Valley Mobile Home SQ. FT. OF LOT: _____

FILING # _____ BLK # 7008-289-13-321 NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2945-102-00-100 NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 0

OWNER Avis Marie Edmister USE OF EXISTING BUILDINGS: 0

ADDRESS SAME

TELEPHONE: 245-3643 DESCRIPTION OF WORK AND INTENDED USE: Place Mobile Home

REQUIRED: Two plot plans showing parking, landscaping, setbacks to all property lines, and all streets which abut the parcel.

FOR OFFICE USE ONLY

ZONE PMH FLOODPLAIN: YES _____ NO X

SETBACKS: FRONT _____ GEOLOGIC HAZARD: YES _____ NO _____

SIDE _____ REAR no per CENSUS TRACT: 4 TRAFFIC ZONE: 10

MAXIMUM HEIGHT _____ PARKING REQ'MT _____

LANDSCAPING/SCREENING REQUIRED: _____ SPECIAL CONDITIONS: _____

Modifications to this Planning Clearance must be approved, in writing, by this Department. The structure approved by this application cannot be occupied until a Certificate of Occupancy is issued by the Building Department (Section 307, Uniform Building Code).

Any landscaping required by this permit shall be maintained in an acceptable and healthy condition. The replacement of any vegetation materials that die or are in an unhealthy condition shall be required.

I hereby acknowledge that I have read this application and the above is correct, and I agree to comply with the requirements above. Failure to comply shall result in legal action.

Kathy Postner
Department Approval

Avis Marie Edmister
Applicant Signature

11/18/91
Date Approved

11/18/91
Date

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2 D Grand Junction Zoning & Development Code)